60

This Instrument Prepared By:

Bottorff, Kavin & Cook
5110 Maryland Way, Suite 200
Brentwood, TN 37027

10094 506

WARRANTY DEED

ADDRESS NEW OWNER:
Mark Monroe Hadley
410 Westfield Dr.
Nashville, Tennessee 37221

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
SunTrust Bank, Nashville, N.A.
201 4th Ave. N
Nashville, TN 37219

MAP AND PARCEL:
MAP 128-13
GROUP A
PARCEL 410.00CO

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Timothy E. Durham and wife, Cynthia D. Durham, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Mark Monroe Hadley, unmarried, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 410 on the Plan of Westfield Condominiums, a Condominium Apartment, as set forth as Exhibit "C" to the Master Deed of record in Book 6678, page 771, as amended in Book 6736, page 110, Book 6801, page 952, Book 6831, page 982, and Book 7271, page 256, and as shown on the Plat of Westfield Condominiums set forth in Book 6250, page 590, as revised in Book 6250, page 748, said Register's Office.

Being the same property conveyed to Timothy E. Durham and wife, Cynthia D. Durham by deed from Fred S. Quintanilla and wife Barbara R. Quintanilla of record in Book 9751, page 799, Register's Office for Davidson County, Tennessee.

This is improved property known as 410 Westfield Dr., Nashville, TN 37221.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1996 and subsequent years.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Mark Monroe Hadley, unmarried, his heirs and assigns, forever; and we, Timothy E. Durham and wife, Cynthia D. Durham do covenant with the said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

0195330
IDENTIF. & REFERENCE

96 JUN 21 PM 12:41
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

Witness our hands this the 17th day of June, 1996.

Timothy E. Durham

Cynthia D. Durham

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Timothy E. Durham and wife, Cynthia D. Durham the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 17th day of June, 1996.

NOTARY PUBLIC

My Commission Expires: March 2, 1998

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $ 98,700.00.

AFFIANT

Subscribed and sworn to before me this 17th day of June, 1996.

NOTARY PUBLIC

My Commission Expires: March 2, 1998

6312 06/21 0101 03CHECK 374.19



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10094 PG 508

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 98700.00
				CON TX 365.19
				PRFEE 1.00
				WDEED 8.00
				TOTAL 374.19
				CHECK 374.19
			06/21/96 01	12:44 0001 6312

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0195330
IDENTIF. ↑ REFERENCE

96 JUN 21 PM 12:41
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 10540